



City of Carmel

CARMEL PLAN COMMISSION SUBDIVISION COMMITTEE AGENDA

TUESDAY, NOVEMBER 1, 2005

**LOCATION: CAUCUS ROOMS
CARMEL CITY HALL
ONE CIVIC SQUARE
CARMEL, IN 46032**

**TIME: 6:00 P.M.
DOORS OPEN AT 5:30 P.M.**

The Subdivision Committee will meet to consider the following items:

- 1. Docket No. 05100030 ADLS Amend: One Penn Mark – Wall Signage**
The applicant seeks approval to install a second wall sign at the site to face US 31 (this installation will require variances).
The site is located at 11595 N. Meridian Street and is zoned B6 and is within the US 31 Overlay.
Filed by Steve Granner for Zeller Realty Group.
- 2. Docket No. 05100031 ADLS Amend: West Carmel Marketplace - Best Buy Signage**
The applicant seeks approval for new wall signage and a building frontage alteration.
The site is located at 9901 Michigan Rd and is zoned B-3 in the US 421 Overlay.
Filed by Mary Solada of Bingham McHale for Duke Construction, LP.
- 3. Docket No. 05080016 PP, 05080017 SW, and 05080018 SW: Windsor Grove 2**
The applicant seeks to plat 30 lots on 30.056 acres with the following subdivision waivers:
Docket No. 05080017 SW: 6.03.19 – Access to Arterials, Parkways, and Collectors
To seek relief from houses fronting collector streets/200 foot required separation from collector streets.
Docket No. 05080018 SW: 6.03.21 – Points of Access
To seek relief from providing 2 points of access into the subdivision.
The site is located at 3105 106th St. West and is zoned S1.
Filed by Brian Robinson of Stoeppelwerth and Assoc. for Steve Wilson Inc.
- 4. Docket No. 05090009 PP: Five Star Estates**
The applicant seeks to plat 5 lots on 5 acres.
The site is located at 2200 W. 131st Street and is zoned S1/Residential.
Filed by Greg Snelling of Snelling Engineering, LLC for Prime Lots, LLC.

5. **Docket No. 05080040 DP Amend/ADLS: West Carmel Center, Blk C, lot 1 - Maplecrest Commons**
The applicant seeks site plan and building approval for a business/retail center. The site is just west of Commerce Dr. & Carwinion Wy. and is zoned B-3/Business within the US 421 Overlay. Filed by Mike Jett of American Consulting for PR Block C, LLC.
6. **Docket No. 05090002 OA: ROSO Repeal**
The applicant seeks to Repeal the Subdivision Control Ordinance, *Chapter 7: Open Space Standards for Major Subdivisions (ROSO III)*, in order to repeal the ROSO subdivision standards.
Filed by the Carmel Department of Community Services.
7. **Docket No. 05100008 CPA: Comp Plan Amendment – Civic Design Policies**
The applicant seeks to amend the Carmel/Clay Comprehensive Plan in order to add Civic Design policies.
Filed by the Carmel Department of Community Services.